

C&L Development (a.k.a. "Rock Creek Estates)/Paradise

February 1, Update

Progress has been delayed on the environmental analysis for the 53-acre, 53-lot, semi-clustered, single-family proposal on the immediate east side of Paradise in southern Mono County, pending completion of water test well(s). A water test well drilled on the upper part of the project site proved inadequate for the entire project. Consequently, another test well is being drilled in the lower part of the project site. Tests of water producing capability and quality will be conducted as the final part of the drilling operation.

Preparation of other sections of specific plan and environmental documents will proceed when the well testing is completed. These include botanical, archaeological, visual and traffic, among others. The development of "feasible alternatives" will also be included (this is required to be included in the EIR by the California Environmental Quality Act). The public draft documents (specific plan and EIR) are anticipated three to four months after well testing. These will be prepared by the County's consultant, Bauer Environmental.